

**TIPP CITY COUNCIL STUDY SESSION**

**TIPP CITY, MIAMI COUNTY, OHIO**

**JANUARY 19, 2009**

**Study Session**

City Manager Jon Crusey opened the Study Session at 6:33 p.m. on this date.

**Roll Call**

Council Members in attendance included: William D. Beagle, George H. Lovett, President Patrick A. Hale, John E. Kessler, Vickie K. Blakey, and Mayor Tim Evans. Others in attendance included: Law Director Joseph P. Moore, City Engineer Scott P. Vagedes, Finance Director Richard Drennen, Utilities Director Mo Eichman, Assistant Utilities Director Christy Butera, Assistant City Manager Bradley C. Vath, Police Chief Tom Davidson, Fire Chief Steve Kessler, EMS Chief Mark Senseman, *Dayton Daily News* reporter Nancy Bowman, and Clerk of Council Cathy Ross.

**Discussion –  
2008 Year-End Financial  
Update**

Mr. Drennen distributed copies of the Year-End General Fund Report for 2008 and the 2008 General Fund Comparison of Budget to Actual. Mr. Drennen stated that everyone did a good job of keeping within their budgets and that the City ended the year with a surplus of \$187,507. Mr. Beagle noted that this is an example of passing a budget with a deficit and ending the year with surplus.

**Cost Saving Measures**

Councilmembers then reviewed the list of cost saving measures submitted by staff to be considered to further reduce the operating expenses of the City. Council requested that their recommended changes be brought back in the form of a resolution at a future meeting.

**Adjournment**

The study session concluded at 7:47 p.m.

\_\_\_\_\_  
Patrick A. Hale, President of Council

Attest: \_\_\_\_\_  
Cathy Ross, Clerk of Council

## **TIPP CITY COUNCIL MEETING**

**TIPP CITY, MIAMI COUNTY, OHIO**

**JANUARY 19, 2009**

### **Roll Call**

President Patrick A. Hale called to order the regular meeting of the Tipp City Council at 7:55 p.m. Roll call showed the following Councilmembers present: William D. Beagle, Vickie K. Blakey, Mayor Tim E. Evans, George H. Lovett, President Patrick A. Hale, and John E. Kessler.

Others in attendance: City Manager Jon Crusey, Law Director Joseph P. Moore, Finance Director Richard Drennen, Fire Chief Steve Kessler, City Engineer Scott Vagedes, Assistant City Manager Bradley C. Vath, Police Chief Tom Davidson, EMS Chief Mark Senseman, *Dayton Daily News* reporter Nancy Bowman, *Sunday Record Herald* reporter Joyell Collins, and Clerk of Council Cathy Ross.

Guests signing the register included: Katie Black, Rev. John Hughes, Brian Mahaney, Mike McFarland, James Williams, Matt Black, Steven Chaney, John Berbach, Patti Berbach, Ray Koenig, Thomas Snapp, Nick Bensman, Matt Owen, Greg Enslen, Reed Spencer, and Brian Parker.

### **Invocation and Pledge of Allegiance**

Rev. John Hughes delivered the invocation and President Hale led the Pledge of Allegiance.

### **Excuse Mrs. Gillis**

Mrs. Gillis was excused from the meeting on a motion by President Hale, seconded by Mayor Evans, and unanimously approved.

### **Approval of Agenda**

The agenda was approved with a motion from Mr. Lovett, seconded by Mayor Evans.

### **Adoption of Minutes**

Mr. Lovett moved, seconded by Mr. Beagle, to approve the minutes of the January 5, 2009 Pre-Meeting Study Session. The motion carried 6-0.

Mayor Evans moved, seconded by President Hale, to approve the minutes of the January 5, 2009 Meeting. The motion carried 6-0.

### **Ordinance (Second Reading)**

The following ordinances were presented to City Council for adoption.

#### **Ordinance 01-09 2009 Annual Budget**

Ordinance 01-09: An ordinance to amend the zoning code and the map attached thereto by changing the zoning of +/- 4.155 acres (all of Inlots 3444 & 3445) located on South CR25A from OS (Office Service) to I-1 (Light Industrial) zoning classification.

Clerk of Council Summary: Planning Board recommended at their December 9, 2008 meeting that Inlots 3444 and 3445 be rezoned from Office Service to Light Industrial to accommodate the construction of a new John Deere retail location in Tipp City.

City Manager Report: This ordinance, if adopted, would rezone Inlots 3444 & 3445 in the Northgate Commerce Center Industrial Park from Office Service (OS) to Light Industrial (I-1). The purpose of the rezoning request is for

Koenig Equipment Inc. to establish a John Deere retail location at the northeast corner of CR 25-A and Blauser Drive.

Mrs. Blakey stated that she will support this ordinance but felt it was important to consider Mr. Vath's comments to Planning Board that "the rezoning request should be considered on its own merits, with any approved rezoning running with the property, not the anticipation of a specific business entity utilizing the proposed rezoned parcel(s)." She added that this ordinance is being submitted to accommodate a new John Deere retailer and that rezoning is meant to be what is best for property not necessarily because we have a specific person interested in purchasing the property.

There being no further discussion, Mayor Evans sponsored this ordinance and moved for its adoption, seconded by Mr. Kessler. The motion carried with a 6-0 vote. Ordinance 01-09 was declared passed and President Hale affixed his signature in witness thereto.

**Resolutions  
(One Reading Required)**

The following resolutions were presented to City Council for adoption.

**Resolution 01-09  
Ambulance Purchase**

Resolution 01-09: A resolution authorizing the purchase of a McCoy-Miller Type III ambulance on a 2009 Ford Chassis from Burgess Ambulance of Loudonville, Ohio at a cost not to exceed \$116,245 through the State of Ohio Cooperative Purchasing Plan.

Clerk of Council Summary: Burgess Ambulance has submitted the lowest and best bid through the State of Ohio Cooperative Purchasing Plan for this ambulance. Monroe Township will pay \$25,573 towards the purchase of this new vehicle. The 1998 McCoy-Miller ambulance will be declared surplus property.

City Manager Report: The adoption of this resolution will authorize the City Manager to execute contracts for the purchase of a new ambulance from Burgess Ambulance at a cost of \$116,245 through the State of Ohio Cooperative Purchasing Program. An additional \$4,000 is also necessary to replace the VHF and 800 MHz radios and a heavy lift attachment for the cot. \$130,000 has been budgeted in the Capital Improvement Reserve Fund for the purchase of this ambulance. Monroe Township will contribute \$25,573 toward the purchase of this ambulance. This ambulance was originally slated to be replaced in 2008 but was delayed due to financial constraints. This resolution also declares a 1998 McCoy-Miller ambulance to be surplus and authorizes the City Manager to dispose of it in the most beneficial manner.

There being no further discussion, Mr. Kessler sponsored this resolution and moved for its adoption, seconded by President. Hale. The motion carried. Resolution 01-09 was declared passed and President Hale affixed his signature in witness thereto.

**Resolution 02-09  
Police Vehicle Purchase**

Resolution 02-09: A resolution authorizing the City Manager to purchase two vehicles for the Police Department from Statewide Ford Lincoln-Mercury, Inc. in Van Wert, Ohio through the State of Ohio Purchasing Plan at a cost not to exceed \$44,557.00.

Clerk of Council Summary: Purchase of these vehicles will replace a 2004 and 2005 model and will be purchased through the State of Ohio Cooperative Purchasing Plan.

City Manager Report: The adoption of this resolution authorizes the City Manager to purchase two police cruisers at a cost of \$44,557 from Statewide Ford through the State of Ohio Cooperative Purchasing Program. \$44,000 was budget in the Capital Improvement Reserve Fund for the replacement of these cruisers. The additional \$557 will come from Capital funds budgeted for the purchase of ancillary equipment for the new cruisers. These cruisers were initially budgeted to be replaced in 2008 but the purchase was delayed due to financial constraints. These new cruisers will replace a 2005 (120,000 miles) and a 2004 (93,000 miles) cruiser.

There being no further discussion, Mr. Kessler sponsored this resolution and moved for its adoption, seconded by President Hale. The motion carried. Resolution 02-09 was declared passed and President Hale affixed his signature in witness thereto.

**Resolution \_\_-09**  
Downtown Coordinator

Resolution \_\_-09: A resolution authorizing the City Manager to sign and execute an agreement with the Tipp City Area Chamber of Commerce for the Downtown Coordinator position.

Clerk of Council Summary: This resolution authorizes a \$30,000 contribution for 2009, \$32,000 for 2010, \$34,000 in 2011 and \$36,000 in 2012 to the Chamber of Commerce for the Downtown Coordinator position.

City Manager Report: The adoption of this resolution would authorize the City Manager to extend the Agreement between the City of Tipp City and the Chamber of Commerce for an additional three years (2010-2012) for the Downtown Coordinator/Chamber Executive position. This Agreement increases the City's funding to \$32,000 in 2010, \$34,000 in 2011, and \$36,000 in 2010.

This resolution died due to lack of sponsorship.

**Resolution No. 03-09**  
Downtown Coordinator

Resolution No. 03-09. A resolution authorizing the City Manager to sign and execute an amended agreement with the Tipp City Area Chamber of Commerce for the extension of the Downtown Coordinator position.

Clerk of Council Summary: This resolution authorizes an annual contribution of \$30,000 for the next four years to the Chamber of Commerce for the Downtown Coordinator position.

City Manager Report: The adoption of this resolution would authorize the City Manager to extend the Agreement between the City of Tipp City and the Chamber of Commerce for an additional three years (2010-2012) for the Downtown Coordinator/Chamber Executive position. This Agreement continues the City's current funding level of \$30,000 annually for the additional three years of the contract.

Mayor Evans stated that he has always been a firm supporter of the works of the Chamber of Commerce as well as the Downtown Tipp City Partnership and he would like to commend those who give their time and energy to make both organizations successful. He added that he didn't support first resolution because he was directly involved in the original negotiations to create the funding for this position and it was not the intent to create an escalating source of funding. Mayor Evans stated that he is committed to seeing both organizations work and for the City to continue funding the position to give the DTCP and Chamber the opportunity to move forward with Mainstreet program and financial wellbeing. At the same time Mayor Evans sees the need for both organizations to continue to prove financial responsibility as well as growth. He added that City Council just held a meeting to evaluate budget cuts for the City; for these reasons Mayor Evans will be supporting this alternate resolution with no increase in compensation for the Coordinator. President Hale stated that as time draws near for this new agreement to expire, City Council needs to determine a dollar amount they will be committed to providing to the Chamber for this position to aid in their planning efforts.

There being no further discussion, Mayor Evans sponsored this resolution and moved for its adoption, seconded by Mr. Lovett. The motion carried. Resolution 03-09 was declared passed and President Hale affixed his signature in witness thereto.

**Resolution No. 04-09**  
Traffic Signal  
Interconnect Project

Resolution No. 04-09. A resolution rejecting bids for the traffic signal interconnect project and repealing Resolution No. 33-08.

Clerk of Council Summary: Resolution 33-08 awarded the contract to Capital Electric, Inc. but it was later determined that their bid was non-responsive and was thereby required by ODOT and Federal Highway Administration to be rejected. This project will be reviewed and re-bid.

City Manager Report: On October 30, 2008 City Council adopted Resolution 33-08 authorizing the City Manager to enter into a contract with Capital Electric for the Traffic Signal Interconnect Project. Said contract was never executed by the City Manager. Subsequent to that authorization, the City was notified by ODOT and the Federal Highway Administration that Capital Electric's bid was non-responsive and the bid could not be awarded to Capital because Capital did not comply with the bid specifications for the alternate decorative mast arm. The other two bids received are above the Engineer's Estimate for the project. Therefore, it is staff's recommendation that Council repeal resolution 33-08, reject all bids, and authorize the immediate rebidding of this project.

There being no further discussion, Mr. Lovett sponsored this resolution and moved for its adoption, seconded by President Hale. The motion carried. Resolution 04-09 was declared passed and President Hale affixed his signature in witness thereto.

**Ordinances**  
**(First Reading)**

Mrs. Blakey sponsored an ordinance approving the dedication of right-of-way for part of County Road 25A from SR571 to Meijers.

Clerk of Council Summary: The Planning Board recommended the approval of this right-of-way dedication at its January 13, 2009 meeting.

City Manager Report: This ordinance accepts the dedication of 7.614 acres of right-of-way along CR 25-A between SR 571 and the Meijer Distribution Facility. In 2005-2006 the City widened this segment of CR 25-A to five lanes, which included the acquisition of associated right-of-way. A portion of the right-of-way, 5.158 acres, is located within the corporate boundaries of Tipp City while the remaining 2.456 acres is located outside of the corporate limits. The right-of-way dedication plat has been approved by the Miami County Commissioners and the Miami County Engineer. The Planning Board reviewed this matter at their January 13, 2009 meeting and recommended approval. An ordinance annexing the right-of-way located outside of the corporate limits will be presented to Council in the near future.

**Motions**

Attendance Awards

President Hale made a motion, seconded by Mr. Beagle, and unanimously approved granting attendance awards to employees using 8 hours or less of sick leave in 2008.

**Citizen Comments**

There were no citizen's comments.

**Councilmember  
Comments**

Mr. Beagle congratulated employees for outstanding attendance and offered congratulations and thanks to incoming Board Members.

Mrs. Blakey stated that the next few days were big ones for our country with today being Martin Luther King Jr. Day and tomorrow being the inauguration. She added that she is happy to honor Martin Luther King Jr. by serving our local government.

President Hale reported to the community that Council held a difficult study session before this meeting in which many cuts to the budget were made. President Hale stated that he looks at these cuts as "pennies or people" and added that Council is trying to maintain the level of staffing that this community is used to.

**City Manager Comments**

Mr. Crusey noted that Council received the 2008 Economic Development Report from Mr. Vath and any questions should be directed to him. The Miami County Commissioners will be reviewing the sewer agreement at their January meeting. Mr. Crusey will attend. Staff met with Tipp City Junior Baseball regarding their plans to construct a storage facility attached to the existing restroom facilities in Kyle Park. This facility will be donated to the City and will then be leased back to Tipp City Junior Baseball.

**Study Session**

President Hale reported that Council will be holding a Study Session after this meeting to discuss Nature Works/LWCS Grants and the 2009 CDBG.

**Adjournment**

There being no further business, it was moved by Mrs. Blakey, seconded by Mr. Kessler, that the meeting be adjourned. The motion unanimously carried. President Hale declared the meeting adjourned at 8:15 p.m.

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Patrick A. Hale, President of Council

Attest: \_\_\_\_\_  
Cathy Ross, Clerk of Council

## **TIPP CITY COUNCIL STUDY SESSION**

**TIPP CITY, MIAMI COUNTY, OHIO**

**JANUARY 19, 2009**

### **Study Session**

City Manager Jon Crusey opened the Study Session at 8:20 p.m. on this date.

### **Roll Call**

Council Members in attendance included: William D. Beagle, George H. Lovett, President Patrick A. Hale, John E. Kessler, Vickie K. Blakey, and Mayor Tim Evans. Others in attendance included City Engineer Scott P. Vagedes, Assistant City Manager Bradley C. Vath, Fire Chief Steve Kessler, *Dayton Daily News* reporter Nancy Bowman, and Clerk of Council Cathy Ross.

### **ODNR Grants**

Mr. Vath distributed copies of the attached PowerPoint presentation regarding ODNR Grants and the Land and Water Conversation Fund. Staff recommended that grant funds be requested from ODNR to purchase new play equipment for City Park. He noted that there is currently no local match funded in 2009 for the ODNR Grant, but added that the grant would not be awarded until May or June. The possibility exists of applying to the Tipp Foundation for the local match or including funds in the 2010 budget. Mr. Vath reviewed three potential projects but added that the best scoring opportunity would be for play equipment. Mrs. Blakey added that the Boy Scouts did a nice job of clearing honeysuckle from Leshar Woods and suggested that they be contacted again. Mr. Kessler asked for clarification of the significance of the ribbons tied to trees in Leshar Woods. Mr. Vagedes explained that the original ribbons were to mark a path, but that someone had added pink ribbons to other trees in the woods.

Council requested that Mr. Vath proceed with the grant application for playground equipment.

### **Land & Water Conservation Fund**

Mr. Vath reviewed the information regarding the Land & Water Conservation Fund grant opportunities and reminded Council that Kyle Park was purchased with a grant from the LWCF in early 1990's. He recommended no applications to LWCF due to limited funds and complexity of the application.

### **CLG Grant**

Mr. Vath noted that 88 properties were listed on the National Registry with funds from a Certified Local Government Grant. An upgrade was being proposed. Once again, Council requested that Mr. Vath proceed with the grant application provided that matching funds could be secured from outside agencies (Partnership and Chamber) prior to the application being submitted.

### **CDBG Grant**

Mr. Vath reviewed the proposed 24/7/365 restroom project at the old Municipal Building with Council. The project costs are anticipated at \$50-70,000, and the City can apply for 2009 CDBG funds, when applications are solicited in the spring. Council agreed to move forward with filing the grant application.

### **Adjournment**

The study session concluded at 8:50 p.m.



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Patrick A. Hale, President of Council

Attest: \_\_\_\_\_  
Cathy Ross, Clerk of Council



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